

MAGNAPARK Lutterworth MPS 187

SPECULATIVE
BUILD

AVAILABLE NOW

187,253
SQ FT

LE17 4JB

SOUTH



eu.glp.com

MAGNAPARK South

MPS 187

MPS 187 is a 187,253 sq ft speculative logistics and distribution unit in Magna Park South, Lutterworth.

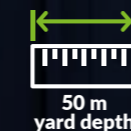
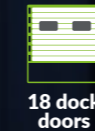
Available now for immediate occupation, the building benefits from a best-in-class specification including a wide service yard, 15m clear internal height, and an array of energy-saving features. MPS 187 is also 100% PV ready and designed to WELLness principles.

LOCATION

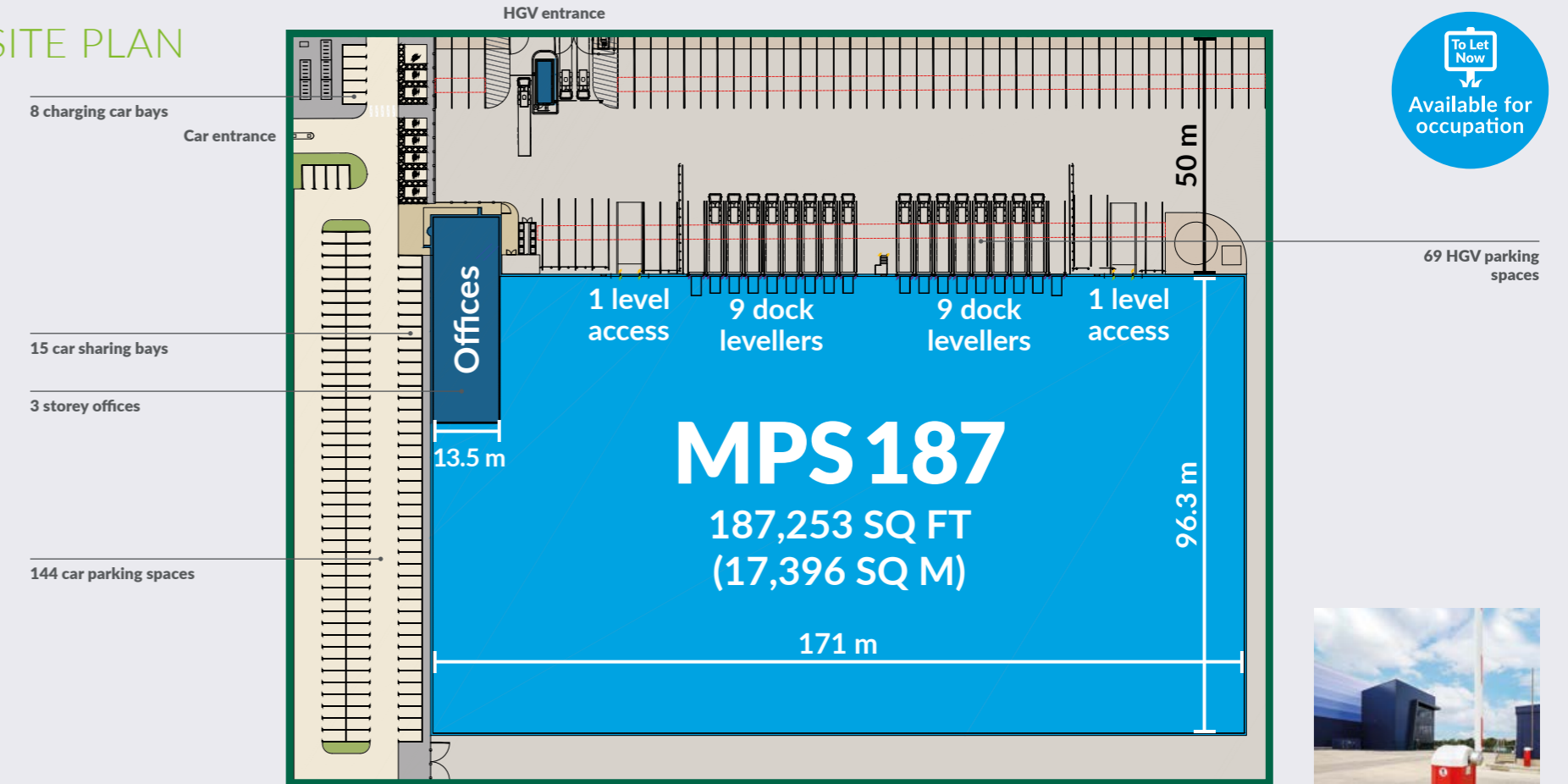
The success of Magna Park Lutterworth is primarily due to its optimum and strategic location for warehousing and logistics in the centre of Britain.

- > M1 Junction 20 – 2.5 miles
- > M6 Junction 1 – 4.5 miles
- > M69 Junction 1 – 7 miles

HIGHLIGHTS



SITE PLAN



Available for
occupation

69 HGV parking
spaces



SCHEDULE

Warehouse	Offices (3 storey)	Gatehouse	Total GIA	Car parking	Clear height	Dock doors	Level access
172,694 sq ft 16,044 sq m	14,269 sq ft 1,325 sq m	290 sq ft 27 sq m	187,253 sq ft 17,396 sq m	144	15 m	18	2



MAGNAPARK Lutterworth

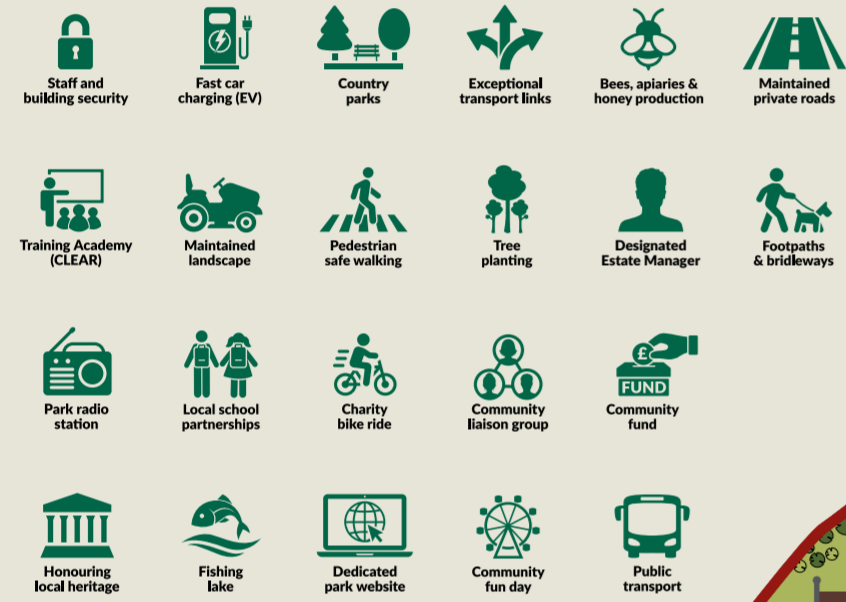
Building environments that work for you

Transport + Managing Assets + Workplace + Community + Wellbeing

We're on a mission to create an environment where customers' businesses can prosper and employees enjoy coming to work. G-Plus – an initiative from GLP.

We're more than a logistics building

G-Plus highlights*



G+Plus

*All of the G-Plus facilities and amenities will be project dependent and agreed with each customer.



SOUTH MPS 187 SCHEDULE

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172,694 sq ft 16,044 sq m	14,269 sq ft 1,325 sq m	290 sq ft 27 sq m	187,253 sq ft 17,396 sq m	144	15 m	18	2

- Build-to-suit
- Detailed planning consent in place
- Unit deliverable within 12 months
- Build-to-suit



MAGNA PARK Lutterworth

If you would like any further information, or to arrange a meeting, please contact:



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GLP is committed to a policy of continuous development and reserves the right to make changes to information without notice. This brochure, the descriptions and measurements contained herein do not form part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed. April 2024. Terms: Available leasehold – details upon application. Please contact the agents for a detailed proposal. Printed in the UK.



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MPS 187

SOUTH